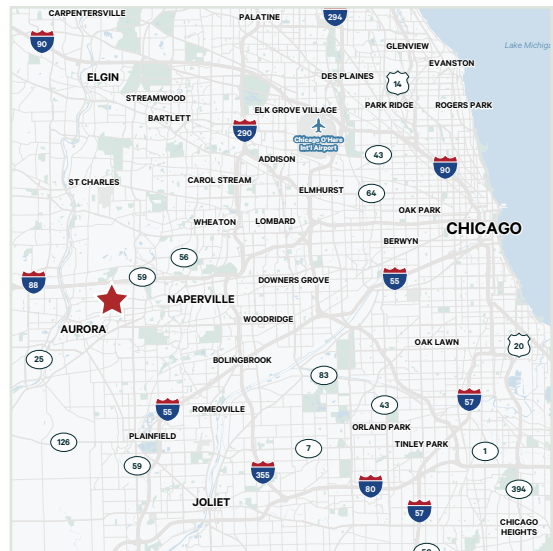


# North Eola Plaza

## NEQ Eola & North Aurora Roads

3150 N. Aurora Road | Aurora, Illinois 60502



### Property Highlights

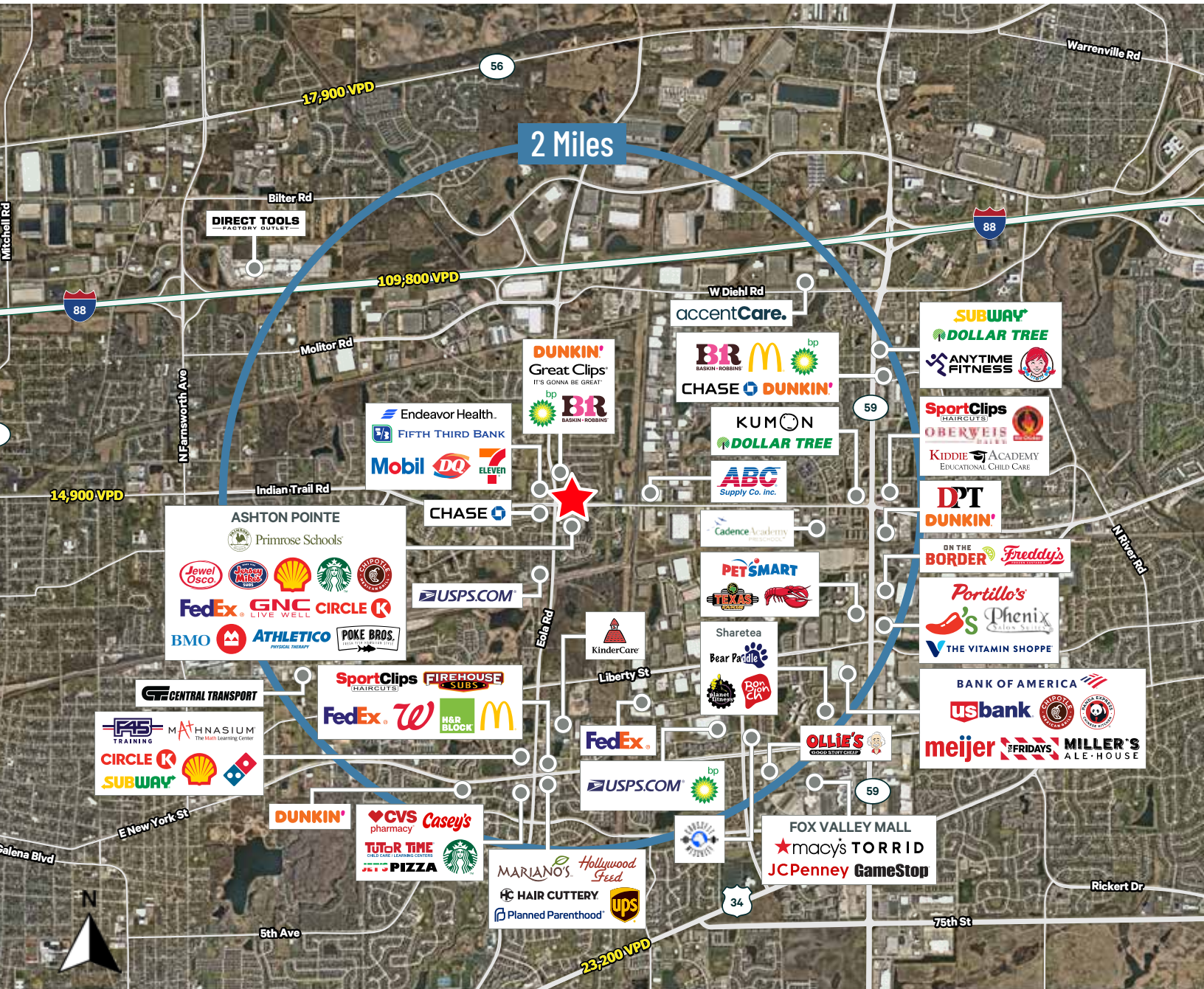
- + 1,540 SF available with Pylon signage
- + Neighborhood daily needs convenience center
- + Ample parking with no outlot obstructions and head-in parking
- + Located across Jewel-Osco with estimated \$39M in annual sales
- + New Primrose School daycare coming soon and adjacent Aurora Montessori School
- + Just east of Eola Road with over 46,000 VPD, with near full access on North Aurora Road with almost 22,000 VPD

# North Eola Plaza, NEQ Eola & North Aurora Roads

3150 N. Aurora Road | Aurora, Illinois 60502

# For Lease

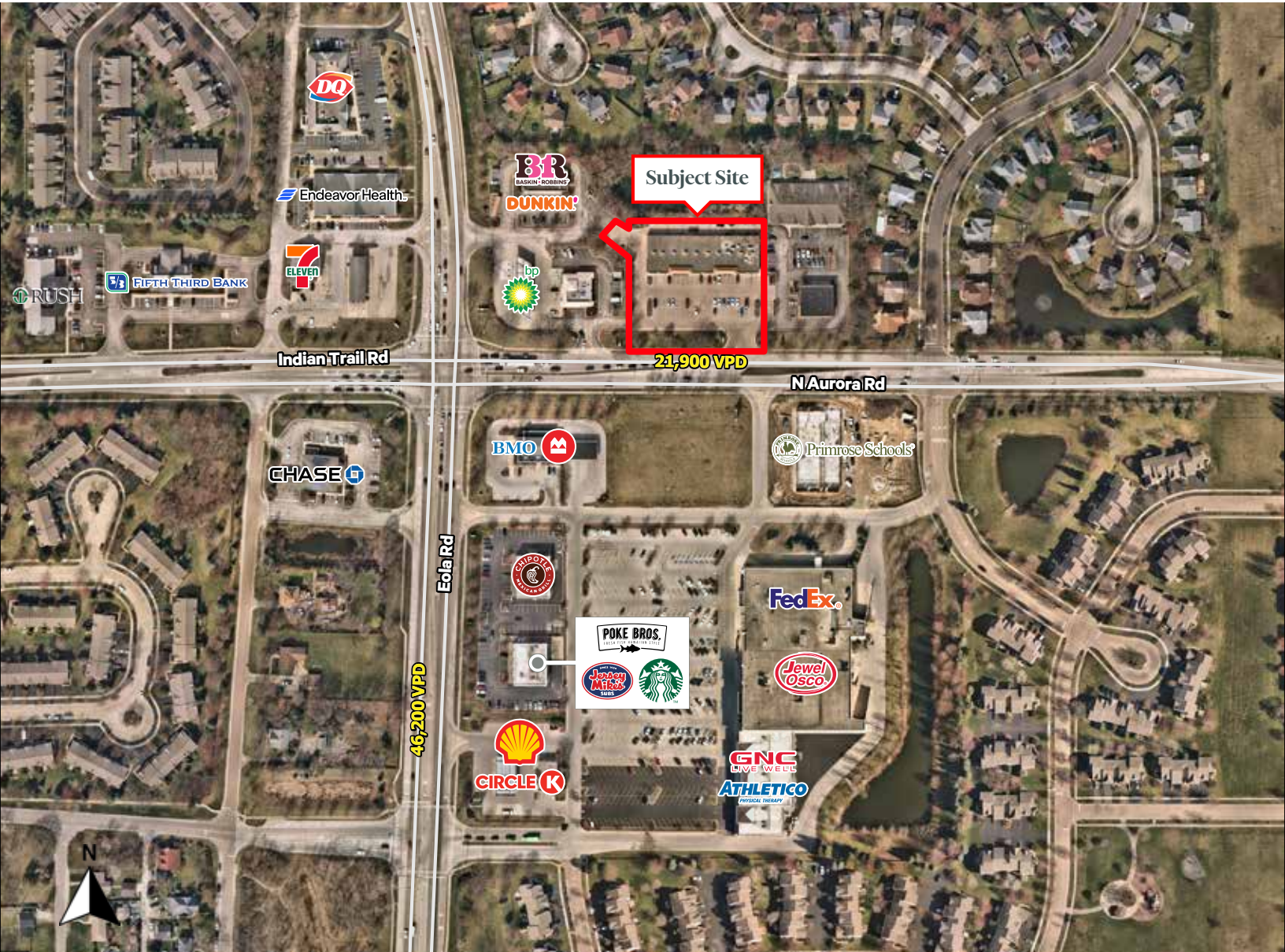
## Aerial



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Aerial

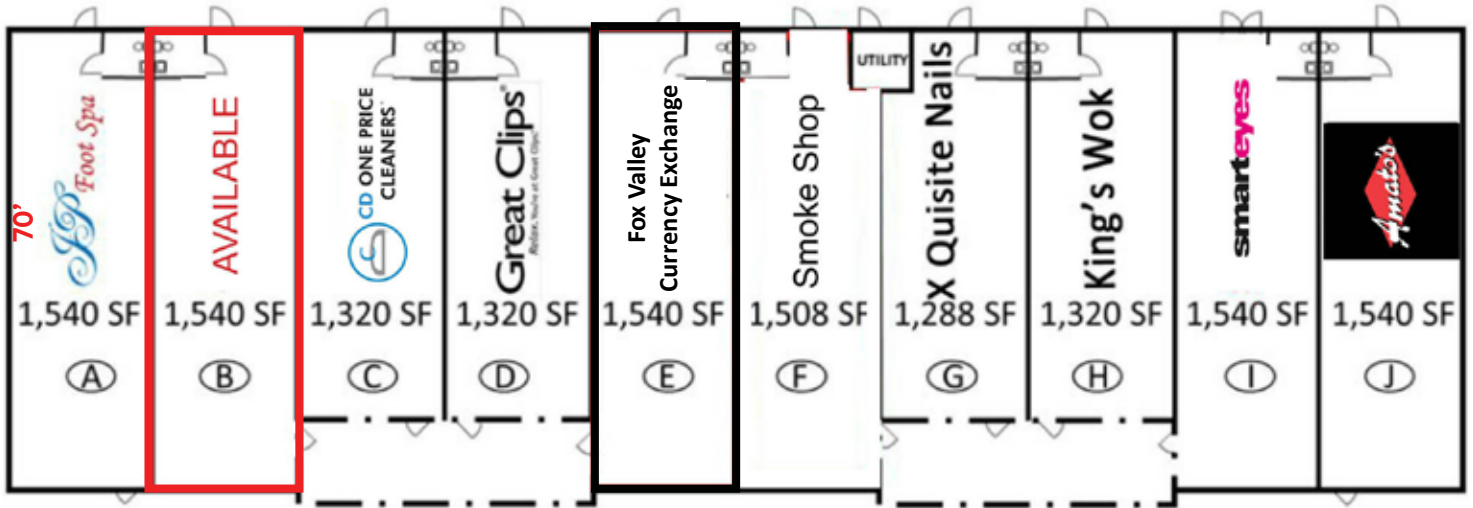


Demographics	2 Mile	3 Mile
Population	36,265	77,666
Average Household Income	\$145,557	\$133,642
Daytime Population	35,712	95,326
Employees	19,325	60,842

Traffic Counts	
Eola Road	46,200 ADT
N. Aurora Road	21,900 ADT

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## Site Plan



Tenant	Space	Square Feet
JP Foot Spa	A	1,540
<b>AVAILABLE</b>	<b>B</b>	<b>1,540</b>
One Price Cleaners	C	1,320
Great Clips	D	1,320
Fox Valley Currency Exchange	E	1,540

Tenant	Space	Square Feet
Smoke Shop	F	1,508
X Quisite Nails	G	1,288
King's Wok	H	1,320
Smart Eyes	I	1,540
Amato's	J	1,540

## Contact Us

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